

# SAN ANTONIO PLANNING COMMISSION AGENDA

\* April 23, 2003 \*  
2:00 P.M.

Heriberto Herrera – Chairperson  
Susan M. Wright – Vice Chairperson  
Mitch E. Meyer – Chairperson Pro Tem  
Samuel Luna William R. Kingman  
Hector F. Frausto James Darryl Byrd  
Murray H. Van Eman

Planning Commission work session, 1:00 P.M. in the “C” Room

- Briefing Agenda Items, any of the attached items may be discussed (Development Services Dept.)
- Briefing on the Westfort Neighborhood Land Use Plan update (Department of Planning)

1. 2:00 P.M. - Call to Order, Council Chambers, Municipal Plaza Building

2. Roll Call

## 3. PUBLIC HEARINGS

### PUDS AND SITE PLANS:

		Council District	Ferguson Map Grid
02-006	<b>San Miguel, Unit-1, PUD</b> (East of the intersection of Canyon Golf Road and Fairway Springs)	OCL	483 A-2
03-004	<b>Jenkins/Cielo Vista Subdivision PUD</b> (West of the intersection of IH-10 and Cielo Vista Drive, on Cielo Vista Drive)	8	479 E-3
03-001	<b>Southway Ford MAOZ</b> (Near the intersection of Somerset Road and IH-35)	4	681 B-2

### PLATS:

020228	<b>St. Mark's Catholic Church</b> (On the south side of Thousand Oaks, west of Broken Oak Drive)	9	482 C-6
--------	---	---	---------

THE MUNICIPAL PLAZA BUILDING IS WHEELCHAIR ACCESSIBLE. ACCESSIBLE PARKING SPACES ARE LOCATED AT THE NORTH SIDE OF THE CITY HALL BUILDING. AUXILIARY AIDS AND SERVICES ARE AVAILABLE UPON REQUEST. INTERPRETERS FOR THE DEAF MUST BE REQUESTED AT LEAST 48 HOURS PRIOR TO THE MEETING BY CALLING 207-7245 VOICE/TDD.

\*Plat numbers 010481 and after are subject to the new 2001 Unified Development Code process.

<b>030004</b>	<b>Huebner Vance Jackson Shopping Center</b> (At the northwest corner of Huebner and Vance Jackson Roads)	<b>8</b>	<b>549 A-2</b>
<b>030089</b>	<b>The Vineyard, Phase IV</b> (On the northwest corner of Loop 1604 and Blanco Road)	<b>9</b>	<b>516 C-2</b>
<b>030170</b>	<b>Northview Club</b> (On the west side of San Pedro, south of Thames Drive)	<b>9</b>	<b>550 D-8</b>
<b>030174</b>	<b>S.A. #33</b> (At the northwest corner of Nacogdoches Road and O'Connor Road)	<b>10</b>	<b>519 A-8</b>
<b>030189</b>	<b>Col. Victor Ferrari</b> (On the north side of Rampart Dr., 37' east of Ahern Drive)	<b>9</b>	<b>550 B-1</b>

## **CONSENT AGENDA**

### **PUBLIC HEARING FOR ITEMS 4 – 6 HELD ABOVE:**

<b>4.</b>	<b>02-006</b>	<b>San Miguel, Unit-1, PUD</b> (East of the intersection of Canyon Golf Road and Fairway Springs)	<b>OCL</b>	<b>483 A-2</b>
<b>5.</b>	<b>03-004</b>	<b>Jenkins/Cielo Vista Subdivision PUD</b> (West of the intersection of IH-10 and Cielo Vista Drive, on Cielo Vista Drive)	<b>8</b>	<b>479 E-3</b>
<b>6.</b>	<b>03-001</b>	<b>Southway Ford MAOZ</b> (Near the intersection of Somerset Road and IH-35)	<b>4</b>	<b>681 B-2</b>
<b>7.</b>	<b>020228</b>	<b>St. Mark's Catholic Church</b> (On the south side of Thousand Oaks, west of Broken Oak Drive)	<b>9</b>	<b>482 C-6</b>
<b>8.</b>	<b>030004</b>	<b>Huebner Vance Jackson Shopping Center</b> (At the northwest corner of Huebner and Vance Jackson Roads)	<b>8</b>	<b>549 A-2</b>
<b>9.</b>	<b>030089</b>	<b>The Vineyard, Phase IV</b> (On the northwest corner of Loop 1604 and Blanco Road)	<b>9</b>	<b>516 C-2</b>
<b>10.</b>	<b>030170</b>	<b>Northview Club</b> (On the west side of San Pedro, south of Thames Drive)	<b>9</b>	<b>550 D-8</b>
<b>11.</b>	<b>030174</b>	<b>S.A. #33</b> (At the northwest corner of Nacogdoches Road and O'Connor Road)	<b>10</b>	<b>519 A-8</b>

**PLATS:**

## PLAT DEFERRALS:

19.	030261	<b>Blessed Sacrament &amp; Incarnate Word Convent</b> (On the west side of Mission Road, across from Weaver Street)	3	650 E-3
20.	030287	<b>Culebra Meat Market, No. 12</b> (On the west side of South Flores Street, across from Lecomte Street)	5	650 D-3

## INDIVIDUAL CONSIDERATION

**PUDS AND ASSOCIATED PLATS:**

21.	02-003	<b>Hunt Crossing</b> (At the intersection of Old Hunt Lane and Ingram Road) <i>Please note that this item was continued from the April 9, 2003 public hearing.</i>	6	613 A-5
22.	030024	<b>Hunt Crossing, Unit 1 PUD</b> (On the east side of Old Hunt Lane, north of Marbach Road) <i>Please note that this item was continued from the April 9, 2003 public hearing.</i>	6	613 A-5

**PLATS:**

- |            |                  |   |          |                |
|------------|------------------|---|----------|----------------|
| <b>23.</b> | <b>030014</b>    | <b>San Fernando Community Centre</b> (Variance)<br>(At the northeast corner of Commerce and Cameron Streets)  | <b>1</b> | <b>616 E-5</b> |
| <b>24.</b> | <b>030150</b>    | <b>Exxon Mobil 6-3816</b> (Variance)<br>(At the southwest corner of IH-10 and South W.W.White Road)   | <b>2</b> | <b>618 D-4</b> |
| <b>25.</b> | <b>03-BPV01</b>  | <b>New Judson Elem. School</b> (Building permit variance)<br>(At the southwest corner of Woodlake Parkway and Midcrown Drive)   | <b>2</b> | <b>585 C-2</b> |
| <b>26.</b> | <b>FPV03-002</b> | <b>Oscar Martinez</b> (Flood plain variance)<br>(At the northeast corner of West Vestal Place and Ascott Avenue)  | <b>5</b> | <b>650 A-8</b> |
| <b>27.</b> | <b>030013</b>    | <b>Van De Walle Acres</b> (Incomplete filing)<br>(On the north side of Old Highway 90 West, bordered by Jerome Street to the north and both Rodriguez County Park and Leon Creek to the west) | <b>6</b> | <b>614 B-7</b> |

**SPECIAL PROJECTS:**

- 28. S.P. 185** Public hearing and consideration of a request to close, vacate and abandon subsurface portions of Martin and Navarro Streets and Auditorium Circle public rights-of-way, adjacent to NCB 412.

**OTHER ITEMS:**

- 29.** Public hearing and consideration of a resolution amending the Land Use Plan contained in the IH 10 East Corridor Perimeter Plan, a component of the Master Plan of the City of San Antonio, by changing the use of a 3.21-acre tract of land located just west of the intersection of IH 10 East and FM 1516 from Community Commercial to Industrial use (Department of Planning).
- 30.** Public hearing and consideration of a resolution amending the Land Use Plan contained in the Northwest Community Plan, a component of the Master Plan of the City of San Antonio, by changing the use of a 3.512-acre tract of land located north of the intersection of Loop 1604 NW and Braun Road from Single-family Residential to Commercial use (Department of Planning).
- 31.** Public hearing and consideration of a resolution amending the Land Use Plan contained in the South Central San Antonio Community Plan, a component of the Master Plan of the City of San Antonio, by changing the use of a 1.44-acre tract of land located at the northeast corner of Pleasanton Road and East Gerald Street from Low-density Residential to Office/Light Commercial use. (Department of Planning)
- 32.** Briefing on the Southside Initiative Annexation and Comprehensive Land Use Plan (Department of Planning)

33. Consideration and approval of a resolution amending and clarifying the terms of references relative to the Land Development Services Committee.
34. Consideration and approval of a resolution for the appointment of members to the Land Development Services Committee.
35. Citizens to be heard.
36. Approval of the minutes for April 9, 2003
37. Director's report.
38. Questions and Discussion
39. Executive Session: consultation on attorney-client matters (real estate, litigation, contracts, personnel, and security matters) as well as any of the above agenda items may be discussed.
40. **ADJOURNMENT.**